

The Brightoneer

January 2018



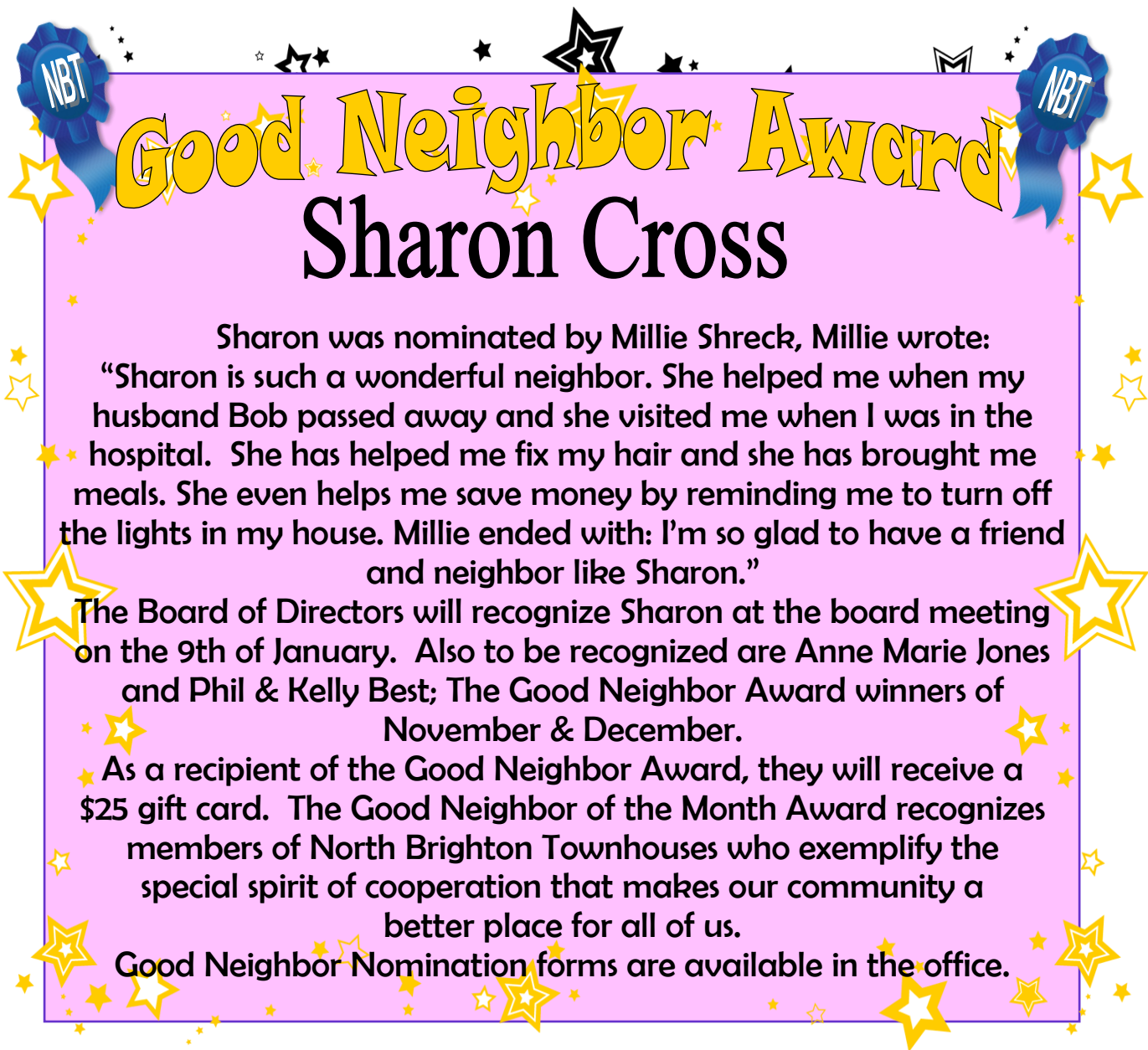
New monthly rates: Page. 7. & the monthly Senior Luncheon is
Moving to the 3rd Thursday: Page 9

Important Numbers:

Office Phone:	816-454-2500
Maintenance Emergency:	913-894-3456
Security Number:	816-945-9550
Non-Emergency Police:	816-413-3400
Website:	www.northbrighton.com

North Brighton Townhouses, Inc. 5057 N.E 37th Street KC, MO 64117

NBT IS A KCPD CERTIFIED CRIME FREE PROPERTY



Save the Date: ANNUAL MEETING

March 11, 2018 2:00 p.m.—NBT Clubroom
Attendees Are Entered Into A Drawing For:
1 Month's Free Carrying Charge or Cash Prizes
—You Must Be Present To Win—

**North Brighton Townhouses, Inc.
Board Meeting January 9, 2018
7:00 p.m.**



We Want You

There are 2 openings on
the Board of Directors.

Here is your chance to become
an active part of NBT's success.

If you are interested in running for
the board, submit your resume to the
office to be posted in the *Brightoneer*.
(Resume must be received by the 15th
of the month for printing)

If you have any questions please
contact the office.

Door Prizes*

WIN* A FREE Month's Carrying Charge!

March 11th at the Election: 2:00pm

First Prize is: One Month's Carrying Charge

2nd Prize is: \$50.00

3rd Prize is: \$50.00

***Must be Present to Win**

Office News



As preventative maintenance the board voted to have SOS Pest Control continue to perform the BedBug inspections in every unit throughout the year. Each unit will be inspected 2 times.

Notices will be posted 1 week before & on the day before the inspection.

You are not allowed to skip the inspection.

One of our maintenance men will accompany the inspector into each unit. The inspection will be conducted in each room containing bedding or cushioned furniture.



Election Time Coming Soon!
If you are interested in running for the board please submit your resume to the office.
There are 2 positions that will be open.
Please call the office if you have any questions.



Attention Seniors:
The monthly senior luncheon is moving to the 3rd Thursday this year. Mark your calendar.

Maintenance Reminders

Snow Removal **Section 1.9 Vehicles**

J. Members, any person of the member's household, a guest or any person under the member's control are required to park so that their vehicles do not extend over the sidewalks. Should a vehicle extend over the sidewalk during snow removal, the member will be charged. Vehicles parked in No Parking zones that impede snow removal will be towed at the owner's expense without warning. (Also, please remove all items from the porch and stoop for easier snow removal. Maintenance is not responsible for any items left out and damaged during snow removal)



PLEASE REMEMBER TO TURN OFF THE OUTSIDE WATER SPICKET. PLEASE CALL THE OFFICE IF YOU NEED HELP WITH THIS. (454-2500) IF THE LINE FREEZES AND BREAKS YOU ARE RESPONSIBLE FOR THE REPAIR FEES.



To everyone who decorated your townhouse:
You did a great job and you made our property
so beautiful. Thank you and keep it up!

Dear Members:

I hope you had safe and happy holidays. I know many of you are concerned over the \$20 increase; so are we, as we live here also. Whether the costs of Carrying Charges or rent go up each year, the cost of running and maintaining the business of North Brighton does go up each year. Due to the age of our property, there are 4 buildings that need the roofs replaced in 2018 as well as this year we have to complete some street repairs as a stipulation in our mortgage contract.

One of the costs is our water bill: It is approximately \$30,000 per month, sometimes more. If you had to pay your share of this it would be about \$78 per household; much more than the \$20. So please be a water monitor in your household. Simple things like a drippy faucet, or a toilet that runs after flushing can make a big increase in water usage. Call in a maintenance service request to get these items repaired as quickly as possible. This problem must be solved somehow! "We need your help!"

Thank you for being a part of our great property.

Cooperatively Yours,

A handwritten signature in black ink that reads "Selma A. Grey". The signature is written in a cursive, flowing style.

NBT Board President

Carrying Charges for 2018

Carrying Charges increase \$20.00 in 2018

Carrying Charge Increase Effective January 1, 2018

	<u>OLD PAYMENT</u>	<u>NEW PAYMENT</u>
1 BEDROOM RENTALS	\$495.00	\$515.00
1 BEDROOM RENTALS W/ PET	515.00	540.00
1 BEDROOM RENTALS	545.00	565.00
1 BEDROOM—LOWER MIDDLE	447.00	467.00
1 BEDROOM—LOWER END	450.00	470.00
1 BEDROOM—UPPER MIDDLE	451.00	471.00
1 BEDROOM—UPPER END	454.00	474.00
2 BEDROOM—MIDDLE	463.00	483.00
2 BEDROOM—END	466.00	486.00
3 BEDROOM—MIDDLE	473.00	493.00
3 BEDROOM—END	476.00	496.00
4 BEDROOM	483.00	503.00



A Special Thank you to all those
who came to and those who helped
with the Santa's Visit to North
Brighton this year!

Also thank you to the volunteers who
helped stuff the stockings for the children!



Obrigado!



Köszönettel



Thank You! From the Maintenance and Office Staff at North Brighton Townhouses for all of the Holiday Wishes and Goodies!

North Brighton Townhouses Maintenance Staff



Les



Chris



Greg



Kyle



Malik



Duwayne

Attention: Seniors



**The monthly Senior Luncheon will be
on be on the 3rd Thursday of the month.
Mark your calendar for the 3rd Thursday all year.
Thursday January 18th, 11:30 a.m.
Open To All Seniors of NBT**

RSVP: Shirley: 377-4302 or Bertha 452-6522

Please leave a message if no answer.

Nominate a Neighbor

Kindness counts.

Nominate a member who exemplifies the North Brighton Townhouses spirit of cooperation through his or her thoughtful acts to help others.

One Good Neighbor is recognized every month and receives a \$25.00 gift card.

Nominees must be members in good standing.

All information will be verified.

The Good Neighbor recognition program will continue throughout the year. When you're touched by another's kindness, please nominate that person.

Good Neighbor Nomination

Your Name: _____

Your Address:

Your Phone Number:

I nominate _____
(Please give full name of neighbor you are nominating.)

Neighbor's Address:

Neighbor's phone number: _____

Please understand that phone numbers are necessary so we can talk with both the nominator and the nominee to verify all information. Phone numbers will not be published in the newsletter.

Explain why you are nominating this person. What has she or he done to be a good neighbor?

[illegible]

You are invited to an Adult Bible Study taught by Minister Joe L. Calvert January 7th 6pm to 8pm in the NBT clubhouse. Come join us as we learn more about God's word. Coffee will be served.

CLASSIFIEDS



Hand Sewn:
Microwave Potato Bag \$6
or Carry All \$9
Call Bertha: (816) 452-6522

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Call Jewlie: (816) 206-7364

Side Work: Greg 816-785-8783, If you have any side work you would like done please let me know. Please call and leave a voicemail with your name, address & phone number along with the type of work needed. Calls will not be answered during NBT office hours but will be returned as soon as possible.

January 2018

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
31 NEW YEAR'S EVE	1 Office Closed Carrying Charges Due	2	3	4	5	6
7	8	9 Board Meeting 7 pm	10	11 Late Fees Applied	12	13
14	15 Office Closed Dr. ML King Day	16	17	18 Senior Luncheon 11:30-?	19	20
21 Attorney Referrals	22	23	24	25	26	27
28	29	30	31	Happy New Year!		